Statement of Information

Period - From 01/10/2022

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for	sale
Address Including suburb and postcode	304/339 Mitcham Road, Mitcham Vic 3132
Indicative selling price	:e
For the meaning of this p	orice see consumer.vic.gov.au/underquoting
Single price \$469,	999
Median sale price	
Median price \$795.00	00 Property Type Unit Suburb Mitcham

Comparable property sales (*Delete A or B below as applicable)

31/12/2022

A* These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property		Price	Date of sale
1	102/370-372 Mitcham Rd MITCHAM 3132	\$525,000	16/10/2022
2			
3			

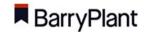
OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

This Statement of Information was prepared on:	02/02/2023 15:00

Source REIV









Rooms: 4

Property Type: Apartment **Agent Comments**

Indicative Selling Price \$469,999 **Median Unit Price** December quarter 2022: \$795,000

Comparable Properties



102/370-372 Mitcham Rd MITCHAM 3132 (REI) Agent Comments

└── 2





Price: \$525,000 Method: Private Sale Date: 16/10/2022

Property Type: Apartment

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

Account - Barry Plant | P: 03 9842 8888



